

San Diego County Regional Airport Authority

Update on the Green Build Construction Audit

Presented by:
Office of the Chief Auditor



Green Build Diagnostic Review

A diagnostic review was completed at the end of 2010.

Subsequently, the Office of the Chief Auditor (OCA) and R.W. Block Consulting (RWBC) has been working with the Green Build program management team to help evolve enhancements and monitor progress on processes and procedures.



Program Management Office Update

Current Status

1. Developed policies & procedures specifically designed to administer Design Build with recently executed Guaranteed Maximum Price (GMP) contracts.
2. OCA is currently reviewing those GMP procedures.
3. Program Management is utilizing Key Performance Indicators (KPIs) to measure throughput, fund source usage.



Program Funding/Financial Compliance Update

Current Status

1. Funding is assigned and tracked on expenditures and commitments, thereby improving the ability to test fund balance exposure.
2. RWBC has provided Program Management and Finance with checklist to monitor compliance with funding eligibility (i.e., AIP, TSA, PFCs, ARRA).
3. Processes for reviewing funding eligibility to scope of work are being implemented. RWBC is currently reviewing this area as part of Phase 2 work and will provide an assessment of current commitments to funding eligibility.



Program Manager & Construction Manager Update

Current Status

Program Manager:

1. Key Performance Indicators are currently being developed for negotiated GMP's.

Construction Manager:

1. Manual corrections of invoices are summarized and confirmed to JV's and verified on subsequent invoices.



DBE / Labor Compliance Update

Current Status

1. Labor compliance on the Green Build Program is coordinated between Authority staff and JV labor compliance teams. Formal reporting is performed to mitigate non-compliance.
2. Formalized procedures for labor compliance at the Authority have been modified for Green Build Program.



Program Management System Update

Current Status

1. Program Management System improvements have been implemented, reducing manual reconciliation requirements for expenditures/commitments between E1 / Prolog to fully capture Green Build Program data.



Phase 2 – Retroactive Financial Review

Current Status:

1. RWBC currently reviewing Green Build Program costs, from inception through 2010.
2. Effort is 85% complete.
3. Covers work in Contract 1, Contract 2, Program Manager Contract, and Miscellaneous Costs.



Questions

